

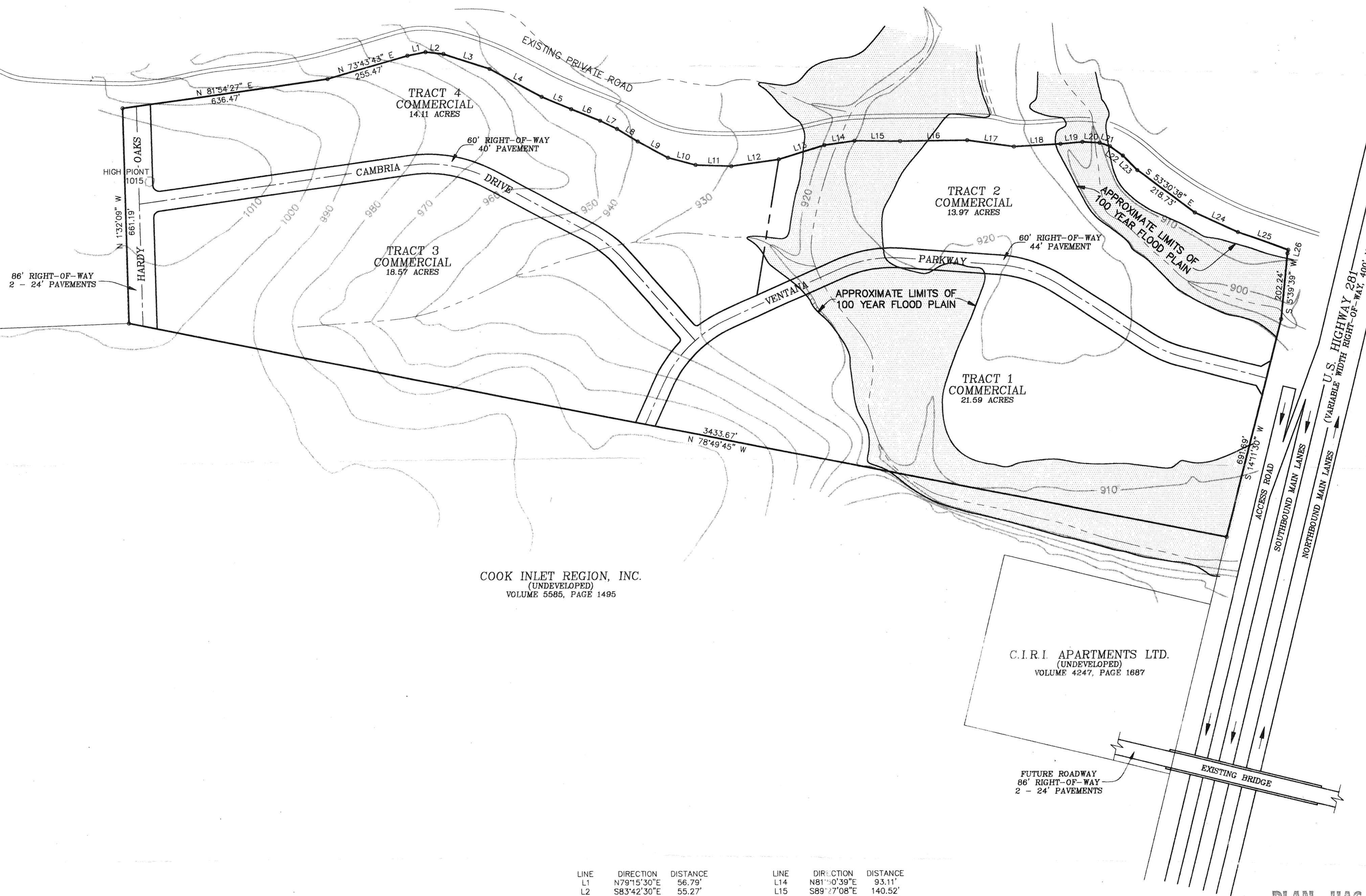
SITE LOCATION MAP
NOT TO SCALE

PRELIMINARY PLAN VENTANA OAKS

MRS. R.A. STEUBING
(UNDEVELOPED)
VOLUME 1499, PAGE 265
VOLUME 4805, PAGE 364

EXISTING LIMESTONE QUARRY

MRS. R.A. STEUBING
(UNDEVELOPED)
VOLUME 1499, PAGE 265
VOLUME 4805, PAGE 364



COOK INLET REGION, INC.
(UNDEVELOPED)
VOLUME 5585, PAGE 1495

C.I.R.I. APARTMENTS LTD.
(UNDEVELOPED)
VOLUME 4247, PAGE 1687

OWNER

VENTANA OAKS LTD.
TRUSTEE: JOHN HANNAH
800 NAVARRO ST. #210
SAN ANTONIO, TX 78205-1725

NOTES:

ENTIRE SITE ZONED B-3
WATER SOURCE: SAN ANTONIO WATER SYSTEM
SANITARY SEWER: SAN ANTONIO WATER SYSTEM

LAND USE SUMMARY

COMMERCIAL	68.24 ACRES
RIGHT-OF-WAY	6.90 ACRES
TOTAL	75.14 ACRES

LINE	DIRECTION	DISTANCE	LINE	DIRECTION	DISTANCE
L1	N79°15'30"E	56.79'	L14	N81°00'39"E	93.11'
L2	S83°42'30"E	55.27'	L15	S89°17'08"E	140.52'
L3	S71°46'01"E	148.81'	L16	N89°19'49"E	205.48'
L4	S61°43'29"E	181.22'	L17	S82°03'22"E	144.95'
L5	S66°43'18"E	98.72'	L18	N86°17'02"E	142.85'
L6	S68°39'41"E	95.07'	L19	N84°47'55"E	67.48'
L7	S63°20'21"E	57.88'	L20	S86°19'53"E	53.37'
L8	S58°11'24"E	74.85'	L21	S71°01'02"E	32.99'
L9	S61°38'35"E	106.79'	L22	S63°11'46"E	49.12'
L10	S75°03'28"E	87.24'	L23	S44°17'08"E	63.67'
L11	S87°51'58"E	109.64'	L24	S65°21'08"E	145.04'
L12	N82°02'00"E	147.21'	L25	S70°36'51"E	164.57'
L13	N72°37'22"E	146.92'	L26	S14°11'30"W	10.72'

PLAN HAS BEEN ACCEPTED
BY THE CITY OF SAN
ANTONIO DEVELOPMENT
REVIEW COMMITTEE

Date: August 29, 1994

File # 414

Signed: D. Pooley

CSA POADP #414

NO	DATE	REVISION	BY

DESIGNED BY	
DRAWN BY	S. McCARTY
CHECKED BY	
REVIEWED BY	
DATE	JULY 14, 1994



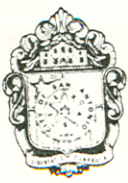
CIVIL • DESIGN • SERVICES
CONSULTING ENGINEERS • LAND SURVEYORS

575 SPENCER LANE • SAN ANTONIO, TEXAS 78201 • 210-736-3188

PRELIMINARY OVERALL AREA DEVELOPMENT PLAN

VENTANA OAKS

SHEET NO. 1
OF 1 SHEETS
FILE NO. 94041



CITY OF SAN ANTONIO

P.O. BOX 839966

SAN ANTONIO, TEXAS 78283-3966

August 29, 1994

Mr. Kenneth R. Rothe, P.E.
Civil Design Services, Inc.
575 Spencer Lane
San Antonio, Texas, 78201

RE: Revised Ventana Oaks (Centre Park North) Subdivision POADP #414

Mr. Rothe:

The City Staff Development Review Committee has reviewed your revised Ventana Oaks (Centre Park North) Subdivision Preliminary Overall Area Development Plan #414. Please find enclosed a signed copy for your files. You may now submit individual subdivision plat units at your convenience. As shown on your plan, Hardy Oaks will need to be platted, dedicated, and constructed with the first subdivision unit encompassing or adjacent to the Hardy Oaks ROW. Additionally, your access point on U.S. 281 North is subject to final approval in writing from the Texas Department of Transportation during subdivision plat review.

Please note that this action by the committee does not establish any commitment for the provision of utilities, services or zoning of any type now or in the future by the City of San Antonio. Additionally, this action does not confer any vested rights to plat under the existing Subdivision regulations. Any platting will have to comply with the Unified Development Code at the time of plat submittal.

If you have any additional questions or comments regarding this matter, please contact Alex Garcia. He may be reached at (210)299-7900, Monday through Friday, 7:45AM-4:30PM.

Sincerely,

D. Pasley

David W. Pasley, AICP
Director of Planning
Department of Planning

DWP/ALG

cc: Andrew J. Ballard, P.E., Traffic Planning Engineer



CITY OF SAN ANTONIO

June 27, 1994

Mr. Kenneth R. Rothe, P.E.
Principal
Civil Design Services, Inc.
575 Spencer Lane
San Antonio, Texas, 78201

RE: Centre Park North Subdivision POADP #414

Mr. Rothe:

The City Staff Development Review Committee has reviewed your Centre Park North Subdivision Preliminary Overall Area Development Plan #414. However, your plan was not accepted for the following reasons:

1. Hardy Oaks must be platted, dedicated, and constructed at full 86 feet of ROW in conjunction with any adjacent plat unit submitted.
2. The Traffic Planning Engineer has indicated that the schematics for U.S. 281 North appear to represent proposed and not existing design.

Once you have revised your plan accordingly, you may resubmit the plan at your earliest convenience. Although not specifically required by the Unified Development Code, a cover letter explaining the modifications will facilitate expeditious review of the subsequent plan.

PLANNING DEPARTMENT • P. O. BOX 839966 • SAN ANTONIO, TEXAS 78283-3966
TEL: (210) 299-7873 TDD: (210) 299-7911 FAX: (210) 299-7897

This review and commentary is intended to be as comprehensive as possible and in consonance with the Unified Development Code. However, we reserve the right to comment further in the best interest of the City of San Antonio on any revised plan as may be submitted in the future.

Your cooperation in this matter is appreciated. If you have any questions or comments, please contact Alex Garcia. He may be reached at (210)299-7900, M-F, 7:45AM-4:30PM.

Sincerely,

David W. Pasley by RV

David W. Pasley, AICP
Director of Planning
Department of Planning

DWP/ALG

cc: Andrew J. Ballard, P.E., Traffic Planning Engineer